

**IN THE UNITED STATES BANKRUPTCY COURT
FOR THE EASTERN DISTRICT OF VIRGINIA
Alexandria Division**

In re:)	Chapter 11
)	
VIJAY K. TANEJA, <i>et al.</i> ,)	Case No. 08-13293-SSM
)	
Debtors.)	Jointly Administered

TRUSTEE'S REPORT OF SALE (4621 HOLLY AVENUE)

H. Jason Gold, the Chapter 11 Trustee for the above-captioned debtor, by his undersigned counsel and pursuant to Fed. R. Bankr. P. 6004(f) and Local Bankruptcy Rule 6004-2(D), files this Report of Sale¹.

Order Entered Approving Sale:	October 20, 2009
Date of Closing:	November 3, 2009
Property Sold:	4621 Holly Avenue, Fairfax, Virginia 22030
Purchase Price:	\$800,000.00
Adjustments for items paid by seller 11/02/-12/31/09 taxes	\$1,292.02
Adjustments for items paid by seller Weichert admin. fee	\$345.00
Gross amount due seller	\$801,637.02
Virginia Commerce Bank:	(\$704,401.26)
Fairfax County Real Estate Taxes:	(\$3,929.90)
Real Estate Commissions:	(\$40,000.00)
Closing Fee:	(\$295.00)

¹ A copy of the Settlement Statement is attached as Exhibit "A."

Grantor's Tax:	(\$800.00)
Less credit for Weichert admin. fee	(\$345.00)
Credit by secured lender, radon abatement	(\$850.00)
Credit by secured lender, well and water treatment	(\$10,550.00)
GHA, Inc. Mechanics Lien Escrow:	(\$40,465.86)
Net proceeds	\$0.00

Dated: December 3, 2009

Respectfully submitted,

H. JASON GOLD, TRUSTEE

By Counsel

WILEY REIN LLP
7925 Jones Branch Drive, Suite 6200
McLean, Virginia 22102
(703) 905-2800

By: /s/ Alexander M. Laughlin
H. Jason Gold, Va. Bar No. 19117
Alexander M. Laughlin, Va. Bar No. 25237

Counsel to the Trustee

CERTIFICATE OF SERVICE

I hereby certify that on this 3rd day of December, 2009, a copy of the foregoing Trustee's
Report of Sale was sent via first class mail to:

OFFICE OF THE UNITED STATES TRUSTEE
115 South Union Street, Suite 210
Alexandria, Virginia 22314

Robert M. Marino, Esquire
Redmon Peyton & Braswell, LLP
510 King Street
Suite 301
Alexandria, Virginia 22314-3143

/s/ Alexander M. Laughlin
Alexander M. Laughlin